

Government of the District of Columbia

ZONING COMMISSION



ZONING COMMISSION ORDER NO. 685-A

Case No. 90-16

(Langdon Overlay District - Text & Map Amendment)

October 21, 1991

By Z.C. Order No. 685 dated March 11, 1991, the Zoning Commission for the District of Columbia amended the text of the District of Columbia Municipal Regulations (DCMR), Title 11, Zoning, and the Zoning Map of the District of Columbia, pursuant to Section 102 of that title. The amendments to the Zoning Regulations and Map created and mapped, respectively, the Langdon Overlay (LO) District.

The purpose of the Langdon Overlay District was to implement the Comprehensive Plan for the National Capital, as amended, by protecting residences from the adverse environmental, safety, and aesthetic impacts of abutting industrially zoned properties and uses.

In September 1991, it came to the attention of the Secretary to the Zoning Commission that the text amendment component of Z.C. Order No. 685 included Square 4265 in the adopted Langdon Overlay District, but that the map amendment component of that order excluded Square 4265.

By memorandum dated October 16, 1991, the Secretary to the Zoning Commission informed the Commission that Square 4265 was inadvertently omitted from the map amendment component of Z.C. Order 685. He explained that the notice of public hearing included Square 4265, and the notice of proposed rulemaking included the square in the text amendment component and excluded it from the map amendment component. He requested the Commission to authorize the Office of Zoning to make the correction.

On October 21, 1991, at its regular monthly meeting, the Zoning Commission considered the memorandum of its Secretary and determined that it was its intention to include Square 4265 in the map amendment component of Z.C. Order No. 685.

The Zoning Commission believes that the correction to Z.C. Order No. 685 is in the best interest of the District of Columbia, is consistent with the intent and purpose of the Zoning Regulations and Zoning Act, and is not inconsistent with the Comprehensive Plan for the National Capital, as amended.

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In consideration of the reasons set forth herein, the Zoning Commission for the District of Columbia authorizes the Office of Zoning to correct Z.C. Order No. 685, administratively, by including Square 4265 in the description of properties to be rezoned from C-M-1 to LO/C-M-1, to read as follows:


Amend the D.C. Zoning Map as follows:

- a. Change from C-M-1 to LO/C-M-1;
The C-M-1 zoned properties of Square 4103, 4106, 4107(3), 4108, 4255, 4256, 4265, 4282, 4284, and 4347 (west of the B&O Railroad right-of-way) in the general vicinity of 24th and Douglas Streets, N.E.
- b. Change from C-M-1 to R-1-B Lots 28, 803, and 829 in Square 4255.

With the concurrence of the Zoning Commission, this action was approved by a ruling of the Vice-Chairman of the Commission at the public meeting on October 21, 1991.

In accordance with the provisions of 11 DCMR 3028.8, this order is final and effective upon publication in the D.C. Register; that is, in NOV - 1 1991.

ATTESTED:


MADELIENE H. ROBINSON
Acting Director
Office of Zoning

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